



Brownfields Assessment Demonstration Pilot *Winston-Salem, NC*

Outreach and Special Projects Staff (5101)

Quick Reference Fact Sheet

EPA's Brownfields Economic Redevelopment Initiative is designed to empower states, communities, and other stakeholders in economic redevelopment to work together in a timely manner to prevent, assess, safely clean up, and sustainably reuse brownfields. A brownfield is a site, or portion thereof, that has actual or perceived contamination and an active potential for redevelopment or reuse. Since 1995, EPA has funded more than 150 Brownfields Assessment Demonstration Pilots, at up to \$200,000 each, to support creative two-year explorations and demonstrations of brownfields solutions. The Pilots are intended to provide EPA, states, tribes, municipalities, and communities with useful information and strategies as they continue to seek new methods to promote a unified approach to site assessment, environmental cleanup, and redevelopment.

BACKGROUND

EPA has selected the City of Winston-Salem for a Brownfields Pilot. Winston-Salem (population approximately 144,000) was built on the tobacco and textile industries. A by-product of that growth is the Liberty Street Corridor, which historically supported such industrial and commercial operations as tobacco product manufacturing, automobile-related businesses, and textile manufacturing. The southern portion of the corridor includes what was once the business, cultural, and social hub of the Winston-Salem African-American community. The Liberty Street area has a population of 22,917, of which 84% are minorities, 27% live below poverty, and 12% are unemployed. Winston-Salem has invested more than \$27 million in housing redevelopment projects in the Liberty Street Corridor; however, the stigma of actual or perceived environmental contamination at old industrial facilities has contributed to a reluctance by businesses to redevelop the area. Past efforts to build an industrial park were abandoned due to fear of contamination, even though the corridor is a prime gateway between the Smith Reynolds Airport and the downtown area.

The Pilot will reinforce existing efforts to redevelop Liberty Street and capitalize on the state's recently enacted brownfields law. Recent studies have recommended improvements in transportation, zoning,

PILOT SNAPSHOT



*Winston-Salem,
North Carolina*

Date of Announcement:
May 1998

Amount: \$200,000

Profile: The Pilot targets the Liberty Street Corridor, a prime gateway between the Smith Reynolds Airport and downtown Winston-Salem, that evolved to support the city's tobacco and textile industries.

Contacts:

City of Winston-Salem
(336) 727-2741

Regional Brownfields Team
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Visit the EPA Region 4 Brownfields web site at:
[http://www.epa.gov/region4/wastepgs/
brownfpgs/bf.htm](http://www.epa.gov/region4/wastepgs/brownfpgs/bf.htm)

For further information, including specific Pilot contacts, additional Pilot information, brownfields news and events, and publications and links, visit the EPA Brownfields web site at:
<http://www.epa.gov/brownfields/>

safety, and sense of community for the area. Major transportation routes intersecting Liberty Street recently were designated as a corridor for U.S. Interstate 73. This will facilitate development near the downtown area rather than in outlying greenfield sites. The Pilot complements this transportation strategy by targeting abandoned and idle properties in the Liberty Street Corridor for redevelopment.

OBJECTIVES

The Pilot strategy centers on the compilation of existing environmental information, Phase I and Phase II environmental assessments at properties where actual or perceived contamination is preventing economic redevelopment, and extensive community involvement and education.

ACCOMPLISHMENTS AND ACTIVITIES

Activities planned as part of this Pilot include:

- Collecting and analyzing available data on brownfields in the Liberty Street Corridor;
- Conducting Phase I and Phase II site assessments on targeted properties; and
- Conducting community outreach and education through formation of a citizen's committee to review and make recommendations on site selections, scheduled neighborhood meetings, and educational forums.

The cooperative agreement for this Pilot has not yet been negotiated; therefore, activities described in this fact sheet are subject to change.